

This is NOT a Tax Statement      **Notice Of Appraised Value**      Do NOT Pay From This Notice

AUSTIN COUNTY APPRAISAL DIST  
906 E AMELIA  
BELLVILLE TX 77418  
  
979-865-9124

austincad@gmail.com

ANDRESEN VIDAR  
1022 FLAGMORE  
KATY TX 77450



APPRAISAL YEAR 2024  
THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING  
PROTESTS ON 6/24/2024 AT: 9:00 AM  
AUSTIN COUNTY APPRAISAL DIST  
906 E AMELIA  
BELLVILLE TX 77418  
QUESTIONS CONCERNING MINERAL  
VALUES, CONTACT PRITCHARD &  
ABBOTT AT 832-243-9600  
Protest Deadline: 6-03-2024  
ARB Hearing: 6-24-2024  
Owner: 508363 24  
  
VISIT WWW.PANDAI.COM AND SELECT MINERAL OR  
PERSONAL PROPERTY APPRAISAL ACCESS FOR LIVE  
APPRAISAL VALUES, REPORTS AND MINERAL FAQ'S.

Dear Property Owner,  
The value of your property listed below is based on an appraisal date of January 1st of this year.

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION
COUNTY	C	2,630	3,510	Lease: 600757 Type: REAL Owner #: 508363
FM RD	C	2,630	3,510	Legal: BELLEAU WOOD WH1H
SPEC RD/BRIDGE	C	2,630	3,510	VERDUN OIL & GAS LLC
BELLVILLE ISD	C	2,630	3,510	AB 96 SUTHERLAND W
BELLVILLE HOSP	C	2,630	3,510	
AUSTIN CO PREC2	C	2,630	3,510	
Deductions: (C)=CIRCUIT BREAKER LIMITATION APPLIED No 2019 Hist				.002677 Royalty Interest Category: G1 Railroad #: 288823
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY	2,630	354	3,156	
FM RD	2,630	354	3,156	
SPEC RD/BRIDGE	2,630	354	3,156	
BELLVILLE ISD	2,630	354	3,156	
BELLVILLE HOSP	2,630	354	3,156	
AUSTIN CO PREC2	2,630	354	3,156	

Additional Owner's Properties are continued on following page(s).

*The Texas Legislature does not set the amount of your local taxes. Your property tax burden is decided by your locally elected officials, and all inquiries concerning your taxes should be directed to those officials.*

Enclosed are copies of the following documents published by the Texas Comptroller of Public Accounts: (1) Protest and Appeal Procedures and (2) Notice of Protest. To file a protest, complete the Notice of Protest form by following the instructions included on the form and mail or deliver the form to the appraisal review board, at the above address, before the protest deadline. Property owners who file a Notice of Protest with the appraisal review board (ARB) may request an informal conference with the appraisal district to attempt to resolve a dispute prior to a formal ARB hearing. In counties with population of 120,000 or more, property owners may request an ARB special panel for certain property protests. Contact your appraisal district with any questions or for further information.

The governing body of each taxing unit decides whether taxes on the property will increase and the appraisal district only determines the value.

"Under Section 23.231, Tax Code, for the 2024, 2025, and 2026 tax years the appraised value of real property other than a residence homestead for ad valorem tax purposes may not be increased by more than 20 percent each year, with certain exceptions. The circuit breaker limitation provided under Section 23.231, Tax Code, expires December 31, 2026. Unless this expiration date is extended by the Texas Legislature, beginning in the 2027 tax year, the circuit breaker limitation provided under Section 23.231, Tax Code, will no longer be in effect and may result in an increase in ad valorem taxes imposed on real property previously subject to the limitation."

Sincerely,

GREG COOK  
Chief Appraiser

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
COUNTY	C	970	2,320	Lease: 600758	Type: REAL Owner #: 508363
FM RD	C	970	2,320	Legal: SAINT-MIHIEL W#1H	
SPEC RD/BRIDGE	C	970	2,320	VERDUN OIL & GAS LLC	
BELLVILLE ISD	C	970	2,320	AB 96 SUTHERLAND W	
BELLVILLE HOSP	C	970	2,320	RRC 289148	
AUSTIN CO PREC2	C	970	2,320		
Deductions:		(C)=CIRCUIT BREAKER LIMITATION APPLIED		.001006 Royalty Interest	
No 2019 Hist				Category: G1	
				Railroad #: 289148	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	970	1,156	1,164		
FM RD	970	1,156	1,164		
SPEC RD/BRIDGE	970	1,156	1,164		
BELLVILLE ISD	970	1,156	1,164		
BELLVILLE HOSP	970	1,156	1,164		
AUSTIN CO PREC2	970	1,156	1,164		

MINERAL APPRAISAL INFORMATION		LAST YEAR	PROPOSED 2024	PROPERTY DESCRIPTION	
COUNTY			2,200	Lease: 600770	Type: REAL Owner #: 508363
FM RD			2,200	Legal: SAINT-MIHIEL W#2H	
SPEC RD/BRIDGE			2,200	VERDUN OIL & GAS	
BELLVILLE ISD			2,200	AB 96 SUTHERLAND, W	
BELLVILLE HOSP			2,200	RRC #296092	
AUSTIN CO PREC2			2,200		
No 2019 Hist				.000976 Royalty Interest	
				Category: G1	
				Railroad #: 296092	
Taxing Units	Last Year's Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)		
COUNTY	0	0	2,200		
FM RD	0	0	2,200		
SPEC RD/BRIDGE	0	0	2,200		
BELLVILLE ISD	0	0	2,200		
BELLVILLE HOSP	0	0	2,200		
AUSTIN CO PREC2	0	0	2,200		

Total of all Above Parcels					
Taxing Units	Owner's Last Year's Taxable	Owner's Proposed Deductions	Owner's Proposed Taxable		
COUNTY	3,600	1,510	6,520		
FM RD	3,600	1,510	6,520		
SPEC RD/BRIDGE	3,600	1,510	6,520		
BELLVILLE ISD	3,600	1,510	6,520		
BELLVILLE HOSP	3,600	1,510	6,520		
AUSTIN CO PREC2	3,600	1,510	6,520		

GREG COOK  
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979-865-9124

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1022 FLAGMORE  
KATY TX 77450

APPRAISAL YEAR 2024  
CORRECTED NOTICE

THE APPRAISAL REVIEW BOARD WILL BEGIN HEARING  
PROTESTS ON 7/12/2024 AT 9:00 AM  
AUSTIN COUNTY APPRAISAL DIST  
906 E AMELIA  
BELLVILLE TX 77418  
QUESTIONS CONCERNING MINERAL  
VALUES, CONTACT PRITCHARD &  
ABBOTT AT 832-243-9600  
Protest Deadline: 6/21/2024  
ARB Hearing: 7/12/2024  
Owner: 508363 1  
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OR PERSONAL PROPERTY APPRAISAL ACCESS  
FOR LIVE APPRAISAL VALUES, REPORTS, AND  
MINERAL FAQ'S.

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Dear Property owner,  
The value of your property listed below is based on an appraisal date of January 1st of this year.

Mineral Appraisal Information		Last Year	PROPOSED 2024	Property Description	
COUNTY	C	970	2,250	Lease:600758	Owner #: 508363
FM RD	C	970	2,250	Legal: SAINT-MIHIEL W#1H	
SPEC RD/BRIDGE	C	970	2,250	VERDUN OIL & GAS LLC	
BELLVILLE ISD	C	970	2,250	AB 96 SUTHERLAND W	
BELLVILLE HOSP	C	970	2,250	RRC 289148	
AUSTIN CO PREC2	C	970	2,250	.000976 Royalty Interest	
				Category: G1	
				Railroad #: 289148	
				(C)=CIRCUIT BREAKER LIMIT APPLIED	
Taxing Units		Last Year Taxable	Proposed Deductions	Proposed Taxable (Less Deductions)	
COUNTY		970	1,086	1,164	
FM RD		970	1,086	1,164	
SPEC RD/BRIDGE		970	1,086	1,164	
BELLVILLE ISD		970	1,086	1,164	
BELLVILLE HOSP		970	1,086	1,164	
AUSTIN CO PREC2		970	1,086	1,164	

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Chief Appraiser